



ENVIRONMENTAL & REGULATORY SERVICES DIVISION
BUREAU OF PECFA
P.O. Box 8044
Madison, Wisconsin 53708-8044
TTY: Contact Through Relay
Jim Doyle, Governor
Richard J. Leinenkugel, Secretary

Wisconsin Department of Commerce, Bureau of PECFA Bid Document

SECTION 1 - Scope of Work

The Bureau of PECFA is seeking competitive bids to perform remedial services for a petroleum release from a regulated petroleum product storage tank system. This bid is for a specified work scope. The site upon which bids are being solicited is:

Bid Round: 61
Commerce #: 53565-1440-35-A
BRRTS #: 03-25-113363
Site Name: Kwik Trip #768
Site Address: 535 Ridge St, Mineral Point, 53565
Site Manager: Jeff Ackerman
Address: 3911 Fish Hatchery Rd
City, State Zip: Fitchburg, WI 53711-5367
Phone: 608-275-3323
e-mail: jeff.ackerman@wisconsin.gov
Bid Manager: Alan A. Hopfensperger
Address: P.O. Box 8044
City, State Zip: Madison, Wisconsin 53708-8044
Phone: (608) 266-0562
e-mail: Alan.Hopfensperger@Wisconsin.Gov

Bid-Start Date:	June 22, 2009
Questions must be received by (See Section 2 (B)):	July 06, 2009, 4:00 PM
Responses will be posted by (See Section 2 (B)):	July 24, 2009
Bid-End Date and Time:	August 07, 2009, 4:00 PM

The reports/letters listed below are included with this bid as a separate Adobe® pdf-formatted document for viewing and downloading. No copy shop is being used for purchase of hard copies of this information.

The case file that includes all reports submitted to date and upon which bids are being sought is available for review at the Site Manager's office location listed above. Please contact the Site Manager for an appointment to review the file.

- *Site Closure/GIS*, Pioneer Environmental, Inc., February 6, 2009.
- *Supplementary Information Submittal*, Pioneer Environmental, Inc., March 10, 2009.

SECTION 2 – Site-Specific Bid Requirements

General Comments

Gasoline contamination was documented during a pre-construction assessment in 1996. The piping system was upgraded and relocated in 1997, however no tanks were removed. During the relocation activities, soils beneath the former piping/dispenser area were field-screened, some soil samples were collected and analyzed, and approximately 60 tons of petroleum contaminated soil was bio-piled at a landfill. According to the consultant, the soils remaining in place were below generic RCLs, except for soils immediately south and east of the pump island. Furthermore, the current DNR Project Manager expressed the need for additional soil sampling around the tank basin to identify the extent of remaining soil contamination.

Groundwater flow is generally to the southeast although flow fluctuates to the south-east and south. Groundwater has been encountered at depths of approximately 40-45 feet below ground surface (bgs) in limestone bedrock. Depth to bedrock varies across the site from 2-6 ft. bgs. Free product has been documented on several occasions in monitoring wells MW1 and MW3.

Even though the site has been an active fuel station since the 1950's the DNR Project Manager has expressed that the DNR case file does not contain information about locations of past tanks, pump islands, and other potential source areas. In addition, the DNR Project Manager states that further documentation describing the 1996 soil sampling methods and relevant paper work for the samples collected during the tank upgrade should be provided if available. If Kwik Trip has any analytical data and other historical information as described above about the prior use of the site that has not previously been submitted, please provide DNR and Commerce with this information.

Minimum Remedial Requirements

Install three soil borings around the tank basin until bedrock refusal, for consistency in bidding assume a total footage of 30 ft. (10 ft. per boring). The soil borings must be continuously sampled from the surface downward, field screened for volatile contamination and lithology recorded. Collect one sample from each soil boring for laboratory analysis of petroleum volatile organic compounds (PVOC) and (Pb) from the zone of highest obvious contamination and one at the end of the boring to document that the vertical extent of soil contamination has been defined (maximum 6 samples). If no contamination is evident, then only the bottom sample will be required. This soil investigation may be conducted using direct push technology. Bidders must include on page 2 of their bid response, a contingency variable per foot unit cost for unconsolidated soil sampling (commodity cost only) to be used to adjust the cap in the event that more or less footage amounts are needed. If less than 30 ft. of soil sampling is conducted the, cost cap will be adjusted downward using the variable cost provided.

Installation of two 2 – inch monitoring wells are required. The installation of each well will require bedrock drilling and the installation of a 20 ft. well screen. The first bedrock monitoring well shall be installed to an estimated depth of 50 ft. in the southeast corner of the site to help define the extent of free product, groundwater contamination and flow direction. (See attached map for approximate location) Unconsolidated soil sampling shall also be collected during this monitoring well installation (estimated depth of 10 ft.) in accordance with the soil sampling parameters described above. The second bedrock monitoring well shall be installed to an estimated depth of 75 ft. off property to the east

across Ridge Street (U.S. Highway 151). (See attached map for approximate location) No soil sampling is required for this monitoring well installation. For bidding purposes assume a total drilling footage of 125 ft. to install these two monitoring wells. Bidders must include on page 2 of their bid response, a contingency variable per foot unit cost for drilling (commodity cost only) to be used to adjust the cap in the event that more or less footage amounts are needed. If less than 125 ft. feet of drilling is conducted the, cost cap will be adjusted downward using the variable cost provided.

Groundwater monitoring shall be conducted for six months in accordance with the following schedule (a total of 2 sampling rounds):

Wells	First Round	Second Round
Two new wells	VOC and dissolved lead	VOC* and dissolved lead
MW1, MW3, MW7	VOC* and dissolved lead	VOC* and dissolved lead
MW5, MW8	VOC* and dissolved lead	PVOC + naphthalene
MW2, MW4R, MW6		PVOC + naphthalene

*Note: Costs for VOC analysis is an ineligible PECFA cost after the first or initial sampling round of any well. PVOC + naphthalene analysis is an eligible cost. Therefore the difference between VOC and PVOC + naphthalene analysis noted in the above table will be considered ineligible costs for PECFA reimbursement and the cost borne by the RP. Bidders shall only include eligible analytical costs in the bid response for this activity.

In conjunction with the two scheduled groundwater monitoring events if any wells are found to have free product present, the free product thickness shall be measured and the free product removed prior to collecting a groundwater sample from the well. Collect and analyze a sample of weathered LNAPL for quantitative fluid properties (density (gm/cc) and viscosity (cp) parameters only). Water table elevations must be recorded from all wells during all monitoring events. In addition, free product thickness measurements and the volume of free product recovered must also be recorded and submitted in the final report. The cost for free product disposal must be included in the bid. Please be aware that the cost cap established by this bid can be modified up or down by the per well unit cost depending on the amount of free product removal activities utilized upon completing this scope of work.

Any waste generated as a result of this scope of work must be disposed of appropriately. Waste disposal costs must be included on page 2 of the bid response for each activity.

Documentation

In addition to the specific electronic reporting requirements in Comm 47.70 to monitor the progress of activities at each bid site as listed below the contracted consulting firm must submit the following:

Data tables, water table flow maps, isoconcentration maps will need to be updated to include recent data. Please also up date the mapped locations of the nearby water supply wells if it appears necessary. One final site report will be required summarizing all pertinent site activities undertaken as a result of this bid, including but not limited to results for the soil sampling and 2 rounds of groundwater monitoring, updated maps, tables, etc.. Within the final report the contracted consulting firm must also provide a

cross plot of petroleum contamination versus lead concentrations to determine whether lead concentrations is associated with the petroleum release. If the contracted consulting firm determines additional investigation or remedial activities are necessary, provide a summary of the necessary activities in the final site report.

Note: The proposed cost estimate for further work beyond this scope of work bid is not part of this bid estimate.

Bidders shall provide line item costs for all the activities listed above in the table provided on the 2nd Page of the Bid Response.

SECTION 3 - Reporting Timeframes

Within *60 days* of the Commerce notification of the maximum reimbursement amount, the responsible party (RP) must execute a written contract with one of the firms that submitted a bid. Failure to execute the written contract within this time will result in ineligibility of interest expenses incurred from the date of the reimbursement cap letter until a contract is executed and work commences at the site. Work must commence within *45 days* of signing a contract. There are specific reporting requirements in Comm 47.70 to monitor the progress of activities at each bid site and there may be additional reporting requirements outlined above. The consulting firm that is contracted to complete the scope of work is required to report the progress of this site to Commerce electronically on the web site at each of the following points:

1. Within fourteen days of executing or terminating a contract with the RP.
2. Three months after entering into the contract with the RP.
3. Twelve months after beginning the work in the successful bid, unless the project is completed before that time (point 6 applies).
4. Twelve months after submitting the previous report (point 3), unless the project is completed before that time (point 6 applies).
5. No later than 10 days after encountering a change in circumstances (the list of circumstances is in Comm 47.70 (3)).
6. No later than 30 days after completing the work.
7. As directed by Commerce.

If Commerce determines that the consulting firm is failing to make adequate progress to complete the scope of work, Commerce will notify the RP and may reduce the reimbursement to accurately reflect the work completed.

Claim Submittal

A claim must be submitted to Commerce within 120 days of submitting the report described in *Reporting Timeframe, point #6*. If a claim is not submitted by the deadline described above, interest costs from the date the report (point #6) is submitted to the date the claim is received will not be reimbursed to the claimant. The claim preparation cost must be included in the Total Bid Amount and is considered within the reimbursement cap.

Questions and Answers

Questions, answers and interpretations will be considered an amendment of this solicitation. All questions must be submitted in writing (fax and electronic mail submittals are acceptable) to the Bid Manager identified in Section 1 of this solicitation.

All answers and interpretations shall be in writing from the Bid Manager. Neither the PECFA program nor Commerce shall be legally bound by any amendments or interpretations that are not in writing. Bidders are not to contact other personnel located within the Department of Commerce/Bureau of PECFA concerning the site or the bid solicitation between the Bid Announcement Date and Bid End Date. No further questions will be addressed after the deadline for submitting questions identified in Section 1.

SECTION 4 - Conditions of Bid

The successful bidder will be the entity that complies with all provisions of the bid and provides the lowest total cost, excluding interest, for the site-specific bid requirements described in Section 2. In preparing the bid, the bidder must assume compliance with all applicable codes, including, but not limited to, §Comm 46, §Comm 47, and §NR 700 Wis. Admin. Codes.

The bid Commerce selects to determine the least costly method of remedial action will be the least costly qualified bid. Commerce will rank the bids solely on the basis of cost. Evaluation of bids will continue until the least costly qualified bid is identified. Submittals from an individual or firm during their period of disqualification from bidding, submittals received late and for submittals without a certified commitment (performance assurance and/or signature) will not be considered as bids. Commerce may disqualify a bid for the following reasons:

- Requirements of the bid specifications have not been met.
- The remedial strategy is not appropriate to the geologic setting.
- A Total Bid Amount is insufficient to fund the activities described in the bid specifications.

Commerce reserves the right to reject any and all bids.

Any proposed technology or methods used in the remediation must be allowed for use in the State of Wisconsin and approvable by the agency with jurisdiction (Natural Resources or Commerce).

The bidder Commerce intends to select may be required to provide input to and attend a meeting with the PECFA program and the claimant to explain the bid and remedial approach.

If a bid is disqualified, Commerce will provide written notification to any individual or firm that submitted a disqualified bid. The notification shall specify the reasons for the disqualification, and inform the individual or firm of their right to protest or appeal the decision. If a bid is more costly than the bid Commerce intends to select, the bid will not be reviewed.

The *Notice of Intent* will identify the least costly bid, disqualified bid(s) and bid(s) not reviewed. The *Notice of Intent* will be sent to the RP and will be posted on PECFA's Internet Web site.

SECTION 5 - Instructions to Bidders

Between the bid start and end dates, bidders shall not discuss or attempt to negotiate any aspects of the bid with the RP, other potential bidders or program staff without prior approval of the Bid Manager identified in Section 1. Infractions will result in rejection of

the violator's bid and may result in a formal complaint being filed with the Department of Regulation and Licensing.

If access to the site is necessary for the preparation of a bid, access shall be arranged through the Bid Manager. If the Bid Manager is not able to arrange site access, this will not delay the bid process nor negate the comparison and selection from among the bids submitted. All costs associated with a site visit or preparation of a bid will be the bidder's responsibility.

The Bidding Process must conform to the following:

1. The Bid Response shall address all the site-specific bid requirements identified in Section 2.
2. The total bid amount to accomplish the stated goal must include all fees, reporting costs, pre- and post-closure costs and costs for establishing restrictions or institutional controls, when applicable (interest costs are excluded).
3. The submittal must include a copy of the Bid Response document signed by a Professional Engineer, Professional Geologist, Hydrologist or Soil Scientist licensed by the State of Wisconsin. The appropriate registration number of the professional license must be included. Registration requirements are listed in Comm 5.
4. Bids *cannot* be faxed or sent electronically (email) to the program. Documents received by fax or email will not be considered.
5. Bids, amendments thereto or withdrawal requests must be received by 4 pm on the bid end date.
6. The consulting firm's name must be included and all pages of the Bid Response.
7. All costs must be printed (ink, typewritten or computer). Errors must be crossed out, corrections entered and initialed by the person signing the bid. Correction fluid is not allowed. No bid shall be altered or amended after the time specified for the bid end date.
8. Each bidder shall fully acquaint themselves with conditions relating to the scope and restrictions attending to the execution of the work under the conditions of this bid. The failure of a bidder to acquaint themselves with existing documented conditions shall in no way relieve any obligation with respect to this bid.
9. All amendments to and interpretations of this bid shall be in writing from the Bid Manager. Neither Commerce nor the program shall be legally bound by any amendment or interpretation that is not in writing.
10. This bid is intended to promote competition. If the language, specifications, terms and conditions, or any combination thereof restricts or limits the requirements in this bid to a single source, it shall be the responsibility of the interested bidders to notify the program in writing so as to be received five days prior to the opening date. The bid may or may not be changed; however a review of such notification will be made prior to award.

SECTION 6 - Bidder Disqualification

Commerce may disqualify from public bidding any individual or firm that has committed any of the following (Comm 47.67 (1) (a)):

1. Failed to complete the scope of work within the reimbursement cost cap established through public bidding.
2. Failed to complete the scope of work in a bid in a timely manner.
3. Failed to follow DNR rules on the bid project.
4. Received one or more notices from Commerce under s. Comm 47.62 (2) that assess the financial management of an investigation as unacceptable.
5. In any prior occurrence that has been publicly bid, failed to do either of the following:
 - a. Pay subcontractors after receiving payment for them.
 - b. Obtain lien waivers on or before the date of the final payment by the RP or the PECFA program, from all subcontractors paid under subd. 5. a.
6. Failed to execute a contract with the RP as required in s. Comm 47.69 (1).
7. Failed to commence work within 45 days after executing a contract, as required in s. Comm 47.69 (3).

Commerce may disqualify any individual or firm from performing further work on a project if the individual or firm has not completed any of the six reporting points required in Comm 47.70 and outlined in Section 2 of this bid document. Commerce will review and address the issue as stated in Comm 47.70 (4).

BID RESPONSE – BID ROUND 61

(1st Page)

Department of Commerce PECFA Program

Site Name: Kwik Trip #768

Commerce #: 53565-1440-35-A

BRRTS #: 03-25-113363

Submit Bid Response To: Cathy Voges
Public Bid Response
Department of Commerce PECFA Bureau
201 W Washington Ave, Madison WI 53703-2760 or
PO Box 8044, Madison WI 53708-8044

Consulting Firm Name: _____

Complete Mailing _____

Address: _____

Telephone: () - _____

Fax Number: () - _____

E-mail Address: _____

Bidder (check one that applies):

<input type="checkbox"/>	Professional Engineer	License # _____
<input type="checkbox"/>	Professional Geologist	License # _____
<input type="checkbox"/>	Hydrologist	License # _____
<input type="checkbox"/>	Soil Scientist	License # _____



Use this box to certify (by marking with a check or X) a commitment to complete the work described in the bid specifications in its entirety for the Total Bid Amount proposed below. Failure to provide this performance assurance will disqualify this bid response. Providing unsolicited qualifications and/or contingency statements in your bid submittal will disqualify the bid response.

Total Bid Amount: \$ _____

Print Name: _____

Title: _____

I certify that I have the authority to commit my organization or firm to the performance of the bid I have submitted.

Signature: _____

BID RESPONSE – BID ROUND 61**(2nd Page)**

Department of Commerce PECFA Program

Site Name: Kwik Trip #768**Commerce #: 53565-1440-35-A****BRRTS #: 03-25-113363****Consulting Firm Name:** _____

A bid will be considered non-compliant if the bid response does not include a separate tabulation of costs for each activity.

1	Install three soil borings as specified above, to a depth of 10 ft. (Total drilling footage 30 ft.), include analytical costs.	\$	
2	Install one bedrock monitoring well (20 ft. well screen) to a depth of 50 ft., with 10 ft. of soil sampling (including well surveying, analytical costs for 2 soil samples).	\$	
3	Install one bedrock monitoring well (20 ft. well screen) to a depth of 75 ft., without soil sampling (including well surveying).	\$	
4	Two rounds of groundwater monitoring in accordance with schedule on page 3 (include analytical costs).	\$	
5	Free product removal from 2 wells, for 2 events	\$	
6	LNAPL sample collection and physical property lab testing (viscosity and density)	\$	
7	Documentation (reports, correspondence, etc.)	\$	
8	PECFA Claim Preparation	\$	
9	Total Bid Amount	\$	
CONTINGENCY COSTS (Will be used to adjust the Bid Cap as needed)			
•	Variable unconsolidated soil sampling unit cost (\$/foot)	\$	
•	Variable bedrock drilling unit cost (\$/foot)	\$	
•	Fee product removal unit cost (\$/per well)	\$	